

## Minutes Ad Hoc Committee on Rental Regulations

February 10, 2016

1. **Members Present:** J Goodwin, C. Ausburger, V. Ward, T. Moran, M. Sargent, B. Ryan
2. **Other Council Members Present:** P. Shapiro, V. Raymond
3. **Staff Present:** M. Hart, L. Painter, M. Nintean, J. Mullen
4. **Approval of Minutes:** None
5. **Election of Chair and Vice Chair:** M. Hart opened the meeting at 5:30 in the capacity as temporary chair. B. Ryan nominated T. Moran as Chair, V. Ward seconded, vote passed unanimous. B. Ryan nominated J. Goodwin as Vice Chair seconded by C. Ausburger, vote passed unanimous.
6. **Public Comment:** R. Schaffer 45 Echo Road stated that she is concerned with the character of neighborhoods and the apparent decay due to rental conversions of single family dwellings. D. Freudmann 22 Eastwood Road stated it was his belief the Town should allow market forces to dictate the makeup of the housing stock in the community. He also spoke against the current suite of ordinances that address quality of life issues. R. Hossack Middle Turnpike concurred with D. Freudmann's statements. B. Rowe 45 Echo Road stated that resident input should be allowed in the decision making process and that there are other issues not just those related to quality of life that need to be addressed regarding out of town landlords.
7. **Review of Committee Charge:** The committee's charge was reviewed and no additional comments were made.
8. **Presentation of Current Regulations:** L. Painter and M. Nintean conducted a power point presentation on current regulations and enforcement activity. The committee decided to stop the presentation at the point of discussing the Nuisance Ordinance to be completed at the next meeting.
9. **Future Discussion Topics:** The following topics were flagged for future discussion:
  - Review of the Nuisance Ordinance
  - Presentation by the Office of Off Campus student housing at UConn
  - Potential amendments to all current Quality of Life related regulations
  - Rental trends within the community
  - Density of housing units
  - Number of violations per ordinance and fines collected as a result of enforcement
  - Presentation by Law Enforcement

10. **Committee Schedule:** The committee decided to meet at 5:30 pm on the second Wednesday of each month. Preferable location is the Town Council Chambers but may vary based on availability.

11. **Adjournment:** B. Ryan moved to adjourn at 7:10 pm, seconded by C. Ausburger, Passed unanimous.

Respectfully submitted.

Mike Nintean, Director of Building & Housing Inspection